

# Surf Pines Breeze



Newsletter of the Surf Pines Association

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## Attend to Business at the Annual Meeting: August 8 at 9:00 A.M.



by Patrick Kelley with photo by Roger Masse

The next Annual Meeting of the Surf Pines Association, as announced by Dave Lukens, President, is scheduled for Saturday, August 8, 2009, at 9:00 a.m. at the Astoria Golf and Country Club. Plan to be there to attend to business.

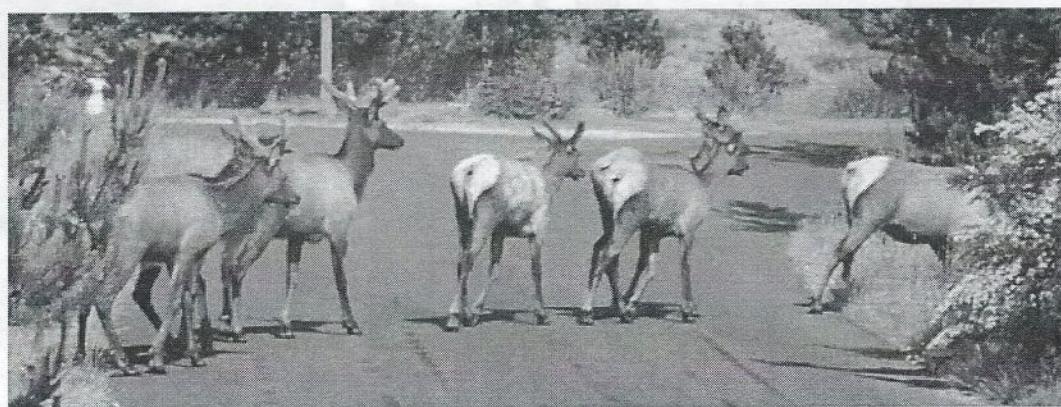
During the meeting, members will elect two directors, consider adoption of a budget for fiscal year 2009-2010, receive a report on proposed amendments to the bylaws, and transact any other business.

The Nominating Committee nominated five candidates for two positions on the Board of Directors: Burr Allegaert, Robert Ball, Jeffrey Hall, Norma Keever, and Clarke Powers. (For more information, see page 4.)

The Budget Committee recommended a budget for fiscal year 2009-2010 that provides the current level of services and fully funds the dedicated funds for the roads and gates without increasing dues. (See page 5.)

The Bylaws Committee proposed amendments to the bylaws that are intended to protect property values. (See page 6.)

Members will receive soon the official "Notice of Annual Meeting."



Everyone will head for the Annual Meeting to attend to business.



## Surf Pines Still Recognized As One of the Best Gated Communities

Despite the devastating wind storm of December 2-3, 2007, and a divisive recall election in the spring of 2009, Surf Pines is still recognized as one of the best gated communities in the nation by the selection team at [www.bestgatedcommunitiesinamerica.com](http://www.bestgatedcommunitiesinamerica.com).

The criteria for selection include architecture, landscape, cultural opportunities, recreational opportunities, quality of construction, entry-point protocol, proximity to a significant body of water, and overall ambience.

St. Malo Beach in Oceanside, California, is still rated number 1. Then the rest of the 40 best, including "Surf Pines in Northwest Oregon," are listed alphabetically. Check the web site above to see the company that you keep.

## Shop Surf Pines at the Garage Sale: July 4

Shop 'til you drop during the Annual Surf Pines Garage Sale, on Saturday, July 4, 2009, from 8:30 a.m. to 4:00 p.m. Katie Weber, the co-chairperson of the Community Relations Committee who manages the event, reports that garages all over Surf Pines will be open for business to cash in on Surf Pines' considerable cachet with customers.

To participate as a seller, call Katie now at 503-738-5986. A small fee (usually about \$3) will be collected from participants to pay for newspaper ads and directional signs that guide buyers to sellers' garages.

## Picnic in the Park: July 5 from 1:00 to 4:00 P.M.

The Annual Surf Pines Picnic in the Park is scheduled for Sunday, July 5, 2009, from 1:00 to 4:00 p.m. Plan to make this classic picnic, which features good food and good company, a part of your 4<sup>th</sup> of July holiday weekend.

The Community Relations Committee will provide hamburgers and hotdogs, buns, condiments, soft drinks, and water. Attendees are asked to provide salads, side dishes, and desserts.

Raffle tickets for the quilt will be sold to benefit the county food bank. Contributions of canned goods for the food bank will be gratefully accepted.

Last summer, 66 picnickers enjoyed good food and good company at the picnic. Join the picnickers this summer. And bring the children. Children are welcome at a picnic.



"Which way to the picnic in the park?"



## Quick News

### Slow Speeding Drivers

The speed limit on the roads of Surf Pines is 25 miles per hour. Any driver who habitually speeds on these roads should be reported to the security manager, John Gates, who reports the speeding, in turn, to the Security Committee. Do not confront a speeding driver. Do not endanger yourself. But do get a license-plate number and as complete a description as possible of the vehicle, the driver, and the occurrence of speeding, including time and place.

### Slow Speeding Boaters

The speed limit on Neacoxie (Sunset) Lake is 10 miles per hour. The fine for exceeding the speed limit, a Class B basic violation of Oregon's boating laws, is \$242. To slow speeding boaters, report speeding to the Clatsop County Sheriff Department's Marine Patrol at 503-325-8635. Do not confront a speeding boater. Do not endanger yourself. But do get a number for the boat and as complete a description as possible of the boat, the boater, and the occurrence of speeding, including time and place.

### Expect Fire Season by July 4

As the *Breeze* went to press, a spokesperson for the Oregon Department of Forestry, Astoria District, reported that fire season in Clatsop County is scheduled to begin no later than July 4, 2009. During fire season, which usually extends from July through October, but varies from year to year depending on the weather, burning is restricted because of the risk of wildfire. Open burning and burning in a pile are banned during fire season. Burning in a barrel is allowed only with a permit. For more information, call the local office of the Department of Forestry at 503-325-5451.

### Use Fireworks Elsewhere, Not in Surf Pines

The association's policy regarding fireworks is stated in the *Owners' Guide*: "To reduce the risk to residents and property presented by fireworks,

the use of fireworks of any kind, including firecrackers, is prohibited in Surf Pines, except on the public beach, where state laws are strictly enforced by the Clatsop County Sheriff and the Oregon State Police." If either a resident or a guest seems unaware of the policy, then inform that person of it.

### Bag Your Dog's Feces

If you own a dog, then you either walk your dog or your dog walks you. You and your dog walk in the park, on the paths, and on the roadsides of Surf Pines—where your neighbors walk too. If you are a dog owner who bags your dog's feces during a walk, then accept your neighbors' thanks for your neighborly action. You can stop reading this item. If you cannot stop reading, then this item is for you. A consensus has formed among members, including members who own dogs. Members agree that a dog owner's not bagging his or her dog's feces is un-neighborly if the feces are either on association property where members are likely to walk, including in the park, on the paths, and on the roadsides, or in neighbors' yards. Please take the neighborly action.



Rinda and Charlie Shea always carry plastic bags when they walk Luci and Lilli.



## Members to Elect Two Directors at Annual Meeting

The terms of two members of the Board of Directors, Patrick Kelley and Bob McWhirter, end in August. The Nominating Committee, chaired by Patrick Kelley and including Bob McWhirter and Katie Weber, recommended to the board and the board approved a slate of five candidates for the two open positions. Statements written by the candidates follow:

### **Burr Allegaert (89332 Manion Drive, burr@theoregonshore.com, 503-738-7717)**

Burr and his wife Sally have lived happily in Surf Pines since 1994. His experience includes 3 years of service to the old Surf Pines Water Board, where he served 2 years as president, and 6 years of service to the Surf Pines Association (1999-2005), where he served as vice president, chairperson of the Security Committee, and chairperson of the Roads and Grounds Committee. Other related experience includes volunteer work for Clatsop County, where he served as chairperson of the county's Budget Committee for 5 years and chairperson of the Clatsop County Charter Review Committee. His corporate experience includes serving as vp/corporate secretary and a director of ARC America. He earned a degree in economics from Colgate University. Citing improvements to Surf Pines over the years—the gates, a reliable water system, the meeting house—Burr hopes to oversee additional improvements, provided they do not change the essential character of Surf Pines. He will seek to maintain the quiet, peaceful, rural nature of Surf Pines as a sanctuary for wildlife and other residents alike.

### **Robert Ball (89898 Manion Drive, poshie2@q.com, 503-738-6514)**

Bob has lived in Surf Pines since 2003. His experience includes current membership on the ad hoc Bylaws Committee and, with the exception of two meetings, he has attended every Board of Directors meeting since the fall of 2007. Other relevant experience includes working with many boards and committees of universities and colleges, charitable trusts, and corporations. His work history includes serving as a teacher, as a principal of the New York Stock Exchange, and, for the last 25 years of his career, as a registered advisor with the U.S. Securities and Exchange Commission. His education includes a B.A. from Linfield College and two years of graduate studies. Asked for a personal statement of how he hopes to contribute to Surf Pines by serving on the board, Bob states that his priority is keeping Surf Pines a safe and comfortable place to live with home prices protected and an absolute minimum of intrusion upon property owners' rights.

### **Jeffrey Hall (89685 Manion Drive, jlh434@mac.com, 503-739-0893)**

Jeff Hall has lived in Surf Pines since 2004. Jeff has served on the Roads and Grounds Committee and Safety and Security Committee for 2 years, served as park director for 1 year, and served as chairman of the Safety and Security Committee for the past year. As a volunteer on the Roads and Grounds Committee, he has participated in numerous work parties throughout Surf Pines to clear damaged trees and brush, plant trees, and maintain trails. Jeff's education and work experience are in contracting, construction, and solar thermal and solar electric remote power systems. Asked for a personal statement of how he would like to contribute to Surf Pines by serving on the board, Jeff stated that his hands-on volunteer experiences have prepared him with a foundation of the needs and challenges of Surf Pines, as well as an even greater appreciation of the rural, peaceful community we call home. He will listen to concerns brought before the board to consider all viewpoints and he enjoys solving problems with practical solutions.



## Members to Elect Two Directors (Continued)

### **Norma Keever (89026 Ocean Drive, gnkeever@msn.com, 503-738-5069)**

Norma Keever has lived in Surf Pines since 1989. Norma served as a member of and as chairman of the Community Relations Committee for 5 years. She has served on the board as treasurer, director at large, and vice president. Norma initiated a successful petition drive to eliminate camping on the beach in 1996. Norma served as coordinator of the Security House purchase. She has 4 years of higher education in home economics and science. Norma has been a realtor for 32 years. Norma has 4 children, 5 grandchildren, and 2 great grandchildren; home, family, and happiness are what really matter to Norma. She knows Surf Pines history and land-use issues. Norma's goal is to continue to be resourceful in order that Surf Pines and the membership can flourish and be that Special Place at the beach. This happens best with adequate dialogue between the members and the board, so we are on the same page on any given subject that applies to Surf Pines. For a more balanced board, Norma asks for your vote.

### **Clarke W. Powers (89975 Surf Pines Landing, clarke89975@gmail.com, 503-738-9296)**

Clarke has lived in Surf Pines since 2006. He is currently on the association's Budget and Bylaws committees. Within Clatsop County, he serves on the Budget Committee of the Port of Astoria, as a member of the County Board of Property Tax Appeal, as a commissioner on the County Planning Commission, and as a tax advisor/preparer for the low income and elderly. Additional relevant experience includes his past work as a resource manager for the US Air Force, which included budget, comptroller, contracting, supply, transportation, planning, and maintenance management. Other relevant experience is his chief of staff/governance work for MCI/Verizon's chief information officer. He holds a B.S. in general science from the University of Nebraska and an M.S. in logistics management from the Air Force Institute of Technology. He was raised in small towns and retired to Surf Pines to enjoy that small town/rural atmosphere again. He enjoys working with teams, being creative in solving problems, communicating issues, soliciting suggestions, and tackling the hard decisions.

More candidates may be nominated from the floor. Members will elect two directors at the Annual Meeting.

## Members to Consider Budget at Annual Meeting



The increase in dues last year proved sufficient to fund the normal operations of the association. The Budget Committee, chaired by Bob McWhirter, Treasurer, and including Wayne Fleming, Gheri Fouts, Norma Keever, Dave Lukens, and Bill Wade, recommended to the Board of Directors and the board approved a budget for fiscal year 2009-2010 that is similar to the budget for last year. The proposed budget provides the current level of services and fully funds the dedicated funds for the roads and gates without increasing dues. The "Notice of Annual Meeting" will include the proposed budget. Members will consider adoption of the budget at the Annual Meeting.



## Members to Receive Report on Proposed Amendments

At the Annual Meeting last year, in the context of a discussion of protecting property values, members voted that a committee review the bylaws and report to the membership at the next Annual Meeting. During the past year, an ad hoc Bylaws Committee, chaired by Steve Dawson and including Bob Ball, Jack Faust, Art Limbird, Clarke Powers, and Lou Sayer, reviewed the bylaws. As the *Breeze* went to press, the committee voted to forward to the board and the board's legal counsel a number of proposed amendments that are intended to protect property values. Members will receive a report from the committee on the proposed amendments at the Annual Meeting.

## President's Message



by Dave Lukens

The Nominating Committee reminded me of two common misconceptions about the Board of Directors.

The first misconception is that members are elected by the membership to a particular office on the board, such as president. Instead, the membership elects the five board members, and then the board elects its officers: president, vice president, secretary, and treasurer. This latter election, which occurs at an organizational meeting after the Annual Meeting, is based on each board member's experience, schedule, and comfort level with the requirements of the office.

The second misconception is that regular board meetings are inevitably held on the third Monday of the month at 4:30 p.m. Although this day and time have been convenient for board members for the past few years, the day and time of the meetings can vary from year to year, based on the schedules of the board members. At the organizational meeting after the Annual Meeting, the board sets a mutually convenient day and time for its regular meetings.

I extend a special thank-you to both Patrick Kelley and Bob McWhirter for their service on the Board of Directors. Their many hours of volunteering and the skills and experience they brought to the board I very much appreciated.

As my year as president of the Surf Pines Association draws to a conclusion, I remember challenges that the board faced, several of them "firsts" for our community. I feel very good that, as our community looks toward 2009-2010, we are on sound financial ground following the decision last year by the membership to increase dues. Though we all pay only \$1.48 per day in dues, it looks like in our near future we should be able to maintain a solid infrastructure with our roads, gates, buildings, and community property.

## Security Corner



by John Gates

On the night of Friday, May 8, 2009, three break-ins occurred, including two at homes on Ocean Drive and one at a home on Manion Drive. The owners were not at home. Electronics and tools were stolen. The break-ins were reported to the owners and local law enforcement. Local law enforcement has increased its patrols.

I can offer several easy, economical tips to make your home more secure. If you are a part-time resident, install timers on a couple of lights in your home to make it look lived in full-time. Keep your yard trimmed to make your home look lived in. And install dead bolts on your doors. Dead bolts are deterrents to break-ins, no matter whether you are a part-time resident or a full-time resident.



## Security Corner (Continued)

If you are a full-time resident, keep an eye out for strange cars and trucks and any unusual activity. Call me at 503-738-0637 if something does not seem right. I would rather check and find nothing wrong than not check and find out later that something was wrong. If you will be away for an extended length of time, let me know and I will check your home when I make rounds. And also let your neighbors know if you will be away.

Misuse of gate codes contributes to break-ins. Never give your personal gate code to anyone other than your immediate family. Instead of your permanent personal gate code, give all others—contractors, other service providers, and guests—the temporary monthly visitor code. Your following this policy will prevent a break-in a month from now when someone who has scored a gate code is stopped at the gates late at night because his code is an expired monthly code instead of your permanent personal gate code.

Editors' note: John Gates serves as the security/maintenance manager for the association.

## A Letter in the *Breeze*

### “Don’t Ruin a Good Thing”

Board of Directors:

According to President Lukens' comments in the April *Breeze*, the board voted to widen the roads in Surf Pines. This action will change the character of Surf Pines and increase the speed of cars and trucks using our roads. Those who want to live in a community with wide streets and other city standards should purchase homes where those improvements already exist and not try to change the wonderful character that we enjoy in Surf Pines.

Many of us took our time and answered the survey sent out by the board. The consensus from the survey appears to be clear, and yet the board voted to disregard the members' opinions. Frankly it is insulting to us to ask for our opinion and then not be willing to follow the results. One can only surmise that you were hoping for different results that would back up what you wanted to do and knew that it would be unpopular with the membership. This is not how a board of a homeowners' association should carry on its business.

I strongly urge you to reconsider your vote and maintain the wonderful atmosphere that we have in Surf Pines. Don't ruin a good thing.

Ward V. Cook, 89062 Manion Drive

Despite members' opposition to widening the roads of Surf Pines, as expressed in the responses to the "2009 Resident Road Improvement Survey," a segment of Ocean Drive from High Surf north toward Horizon is being widened during repaving.





## Editors' Note: Our Last Issue of the *Breeze*

Six years ago, the first editor of the *Breeze*, Marge Bloomfield, stepped down from the Board of Directors and the *Breeze*—and we stepped up. Now, after six years of work as the second editors of the *Breeze*, we are stepping down—and the time has come for another editor to step up.

Marge, our mentor, advised us that the *Breeze* should not be a general-interest local newspaper because the area already has several such newspapers. She advised us that the *Breeze* should not be a gossip column because Surf Pines already has enough gossip. Instead, she advised us that the *Breeze* should be the newsletter of the Surf Pines Association: that it should focus specifically on the association, including the board, the committees, and the membership that they serve, to provide the communication that is required for a self-managing community to manage itself.

We accepted Marge's advice then, followed it for six years, and offer it to the next editor now.

Patrick Kelley & Roger Masse

## Surf Pines Association Board of Directors

President	Dave Lukens	89774 Surf Pines Landing Dr.	717-1284	dluke51@freedomnw.com
Vice President	Michael Wilkin	89961 Manion Dr.	861-0701	wilkin@ccalmr.ogi.edu
Treasurer	Bob McWhirter	89997 Surf Pines Landing Dr.	738-5758	bobmcwh@aol.com
Secretary	Patrick Kelley	33251 Pine Ridge Ct.	717-8460	roger_masse@sprynet.com
Director	Gheri Fouts	89531 Shady Pines Rd.	738-6434	ghfouts@msn.com
Administrator	Dan Bartlett	210 Waldorf Circle Astoria, OR 97103	791-8060	drbartlet@charter.net
<b>COMMITTEES</b>				
Safety & Security	Jeff Hall	89685 Manion Dr.	739-0893	jlh434@mac.com
Roads & Grounds	Don Kruger	90128 Manion Dr.	861-3815	dnkruger@msn.com
	Ken Weber	89783 Sea Breeze Dr.	738-5986	kkweber1@yahoo.com
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The Surf Pines Breeze is a quarterly publication of the Surf Pines Association, 33317 Surf Pines Lane, Warrenton, Oregon 97146. Members are invited to contribute articles. Contact Roger Masse or Patrick Kelley at [roger\\_masse@sprynet.com](mailto:roger_masse@sprynet.com) or at 33251 Pine Ridge Court.